FILE BOX "7" FILE NO. 22774 BOOK 7497 PAGE 969

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $

$4,950.00 James E. Ward
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF FEBRUARY, 19 88.

Notary Public

MY COMMISSION EXPIRES: 11-12-91
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES E. WARD et ux	SAME	59-16-40
(NAME)	(NAME)	
601 Malta Drive	(Mortgagee: FOUR STAR REALTY	13DA-25265
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37207	INVESTMENT COMPANY)	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE FOUR STAR REALTY INVESTMENT COMPANY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES E. WARD and wife, MAUDIE L. WARD,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 5, Haynies Cleveland Heights, as in Book 161, page 35, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Four Star Realty Investment Company by deed from Clerk & Master, of record in Book 6113, page 554, Register's Office for Davidson County, Tennessee.

15134

IDENTIFICATION REFERENCE

MAR 23 3 27 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved (X)
This is improved ( ) property, known as Lot 5, Haynies Cleveland Heights
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness OUR hand this 11th day of FEBRUARY, 19 88

FOUR STAR REALTY INVESTMENT COMPANY

BY:

Thomas Gilbert, Exempt
Thomas C. Gilbert, Exempt

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, James R Conroy, a Notary Public in and for said County and State, the within named MORRIS GILBERT, HARRIS GILBERT* AND JACK B. COHEN

*Individually and as Executor of the Estate of LEON GILBERT,

the bargainor S, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that They executed the within instrument for the purposes therein contained.

Witness my hand and official seal at NASHVILLE, Tennessee, this 11TH day of FEBRUARY, 1988.

Commission Expires 11-10-88

James R Conroy
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

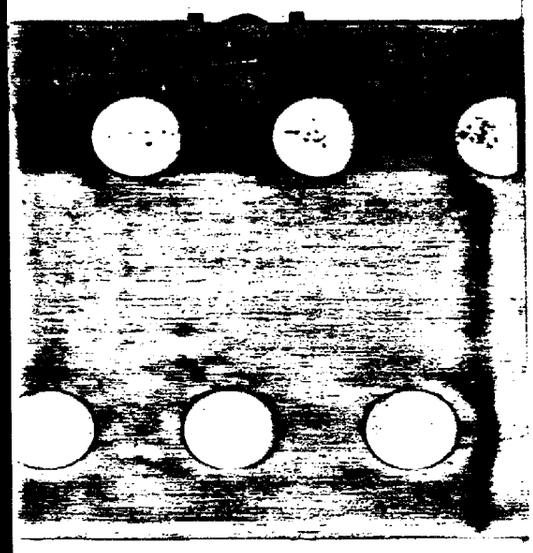
Commission Expires _____

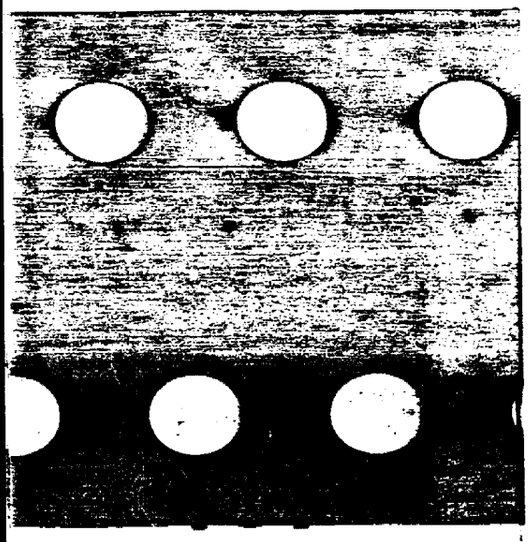
WARRANTY DEED

FROM

TO

8974 03/23 0101 03CHECK 20.22





OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

CAMT	4950.00
CON TX	13.72
PRFEE	0.50
WDEED	6.00
TOTAL	20.22
CHECK	20.22

15134

IDENTIFICATION REFERENCE

MAR 23 3 27 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

03/23/88 01 15:27 0001 8874

No. 73451